

CITY PLANNING COMMISSION MEETING AGENDA

**TUESDAY, MARCH 10, 2015
1:30 P.M. CITY COUNCIL CHAMBER
(CITY HALL 1E07)**

PUBLIC HEARING:

THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH PROVISIONS OF ARTICLE 16 OF THE COMPREHENSIVE ZONING ORDINANCE NUMBER 4264 M.C.S., AS AMENDED, AND IN ACCORDANCE WITH PROVISIONS OF THE REVISED STATUTES OF THE STATE OF LOUISIANA AND THE CITY CHARTER REGARDING PROPERTY DISPOSITIONS AND SUBDIVISIONS, WILL HOLD PUBLIC HEARINGS ON TUESDAY, MARCH 10, 2015 ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW, PROPERTY DISPOSITIONS AND SUBDIVISIONS. THE COMMISSION WILL TAKE ACTION OR MAKE A RECOMMENDATION AT THE CONCLUSION OF EACH PUBLIC HEARING.

A. UNFINISHED BUSINESS:

- 1. SUBDIVISION DOCKET 124/14 – Request by ALGIERS DEVELOPMENT DISTRICT AND THE STATE OF LOUISIANA FOR THE USE AND BENEFIT OF THE LOUISIANA COMMUNITY AND TECHNICAL COLLEGE SYSTEM, DELGADO COMMUNITY COLLEGE, ALGIERS CAMPUS to resubdivide portions of the former Algiers Naval Air Station and Lots F and G of Prosper Marigny plantation into Square 1, Lots 1 and 2; Square 2, Lot 1a; Square 3, Lots 1 and 2; Square 4, Lot 1; Square 5, Lot 1; Square 6, Lot 1; Square 7, Lot 1; Square 8, Lot 1; Square 9, Lot 1; Square 10, Lot 1; Square 11, Lot 1; Square 12, Lots 1 and 2; Square 13, Lots 1, 2 and 3; Square 14, Lot 1; Square 15, Lots 1 and 2; Square 16, Lot 1; Square 17, Lot 1; and the dedication of Hebert Street, Heerman Street, Hunley Lane, O’Bannon Street, Savage Street, Shirley Drive, Carmick Street, Constellation Street, Constitution Street, Coral Sea Street, Guadal Canal Street, Opelousas Street, Sanctuary Drive and Patterson Street as public rights-of-way, in the Fifth Municipal District, generally bounded by the Mississippi River, Hendee Street, Opelousas Avenue, Behrman Avenue, General Meyer Avenue and Merrill Street. There are multiple municipal addresses. (PD 12) (SK) (DEFERRED FROM THE JANUARY 13, 2015 MEETING)**

2. **ZONING DOCKET 020/15** – Request by CITY COUNCIL MOTION NO. M-15-22 for a Conditional Use to permit a hotel and parking garage as per Article 6, Section 6.4.5 of the Comprehensive Zoning Ordinance and height and floor area ratio variances of the Central Business District Height and Floor Area Ratio Interim Zoning District for property on Square 133, Lots 1, 13, 14, 15, 16, 17, 18, and 19, in the First Municipal District, bounded by Canal, Tchoupitoulas, Common, and Magazine Streets. The municipal addresses are 103-111 TCHOUPITOULAS STREET AND 408-422 CANAL STREET. (PD 1A) **(SK)** **(DEFERRED FROM THE FEBRUARY 24, 2015 MEETING)**

B. NEW BUSINESS:

1. **ZONING DOCKET 023/15** – Request by CITY COUNCIL MOTION NO. M-15-34 for an amendment to Ordinance No. 25,555 MCS (Zoning Docket 084/13) to grant a Conditional Use to permit a fast food restaurant in a B-2 Neighborhood Business District and UC Urban Corridor District overlay and to consider setback waivers that were inadvertently omitted from Ordinance No. 25,555 MCS, on Square 207, Parcels A & B or Lot A-1, in the Fifth Municipal District, bounded by Behrman Place, Holiday Drive, and General DeGaulle Drive. The municipal address is 3901 GENERAL DEGAULE DRIVE. (PD 12) **(EA)**
2. **ZONING DOCKET 024/15** – Request by PATRICIA B. TOMBAR, AUGUST J. ROQUES, JR., DORIS H. KIMBLE, SCOTT WOLFE, JANE L. WOLFE, AND 5000 N. CLAIBORNE, LLC for a Conditional Use to permit the sale of alcoholic beverages for off-premises consumption at a retail store in a B-2 Neighborhood Business District, on Square 676, Lots 1, 2, 3, 4, 9 through 12, A, B, C, G, H, I in the Third Municipal District, bounded by North Claiborne Avenue and Reynes, Forstall, and North Robertson Streets. The municipal addresses are 5000-5030 NORTH CLAIBORNE AVENUE, 1502-1510 FORSTALL STREET, AND 5011 NORTH ROBERTSON STREET. (PD 8) **(LM)**
3. **ZONING DOCKET 025/15** – Request by SOUTH MARKET DISTRICT D, LLC for an amendment to Ordinance No. 25,025 MCS (Zoning Docket 077/12, which granted a conditional use to permit a non-accessory parking garage) to grant a conditional use to permit the sale of alcoholic beverages for off-premises consumption at a retail store in a CBD-5 Central Business District, on Square 258, Lot B, in the First Municipal District, bounded by O’Keefe Avenue and Girod, Lafayette and Baronne Streets. The municipal address is 939 GIROD STREET. (PD 1A) **(SK)**

4. **ZONING DOCKET 026/15** – Request by NEW ORLEANS BAPTIST MINISTRIES, INC. for an RPC Residential Planned Community District overlay to permit a multiple-family residential development in an RD-3 Two-Family Residential District, on Square 77, Lots B, 13, 14, 24, and half Lot 25, in the Fourth Municipal District, bounded by Second, First, Annunciation, and Chippewa Streets. The municipal addresses are 729 SECOND STREET AND 718 FIRST STREET. (PD 2) **(KB)**
5. **ZONING DOCKET 027/15** - Request by CITY COUNCIL MOTION NO. M-15-81 for a Conditional Use to permit a green market in a C-1 General Commercial District on Square 424, Lots B and C, in the Third Municipal District, bounded by Saint Claude Avenue and Forstall, Reynes and Marais Streets. The municipal address is 5029 SAINT CLAUDE AVENUE. (PD 8) **(EA)**

C. ZONING/PLANNING MATTERS:

1. **SUBDIVISION DOCKET 008/15** – Request by ARTHUR NEVILLE AND LORRAINE NEVILLE to resubdivide Lots 25-B and 26-C into Lots 25B1 and 25C1, on Square 292, in the Sixth Municipal District, bounded by Valence, Coliseum, Cadiz and Chestnut Streets. The municipal addresses are 1107-1115 VALENCE STREET. (PD 3) **(BP)**
2. **CONSIDERATION** - Ratification of Actions Relative to Certified Subdivisions. **(AB)**

OTHER PLANNING MATTERS:

- A. Adoption of minutes of the February 24, 2015 meeting.
- B. Committee Reports.
- C. Announcements.

Robert D. Rivers
Executive Director

RR/ab